

070.0

0001

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

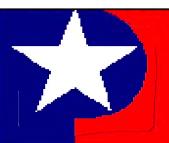
809,500 / 809,500

USE VALUE:

809,500 / 809,500

ASSESSED:

809,500 / 809,500



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
111		STOWECROFT RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: ADAMIAN DONALD J/TRUSTEE

Owner 2: DONALD J ADAMIAN REVOCABLE TR

Owner 3:

Street 1: 505 CONCORD AVE

Street 2:

Twn/City: CAMBRIDGE

St/Prov: MA Cntry Own Occ: N

Postal: 02138 Type:

PREVIOUS OWNER

Owner 1: ADAMIAN DONALD JACOB -

Owner 2: TRS/ADAMIAN TRUST -

Street 1: 505 CONCORD AVE

Twn/City: CAMBRIDGE

St/Prov: MA Cntry

Postal: 02138

NARRATIVE DESCRIPTION

This parcel contains .178 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1981, having primarily Clapboard Exterior and 2000 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 6	- Colonial			Full Bath: 1	Rating: Good														
Sty Ht: 2	- 2 Story			A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 1	- Concrete			A 3QBth:	Rating:														
Frame: 1	- Wood			1/2 Bath: 1	Rating: Good														
Prime Wall: 2	- Clapboard			A HBth:	Rating:														
Sec Wall: 8	- Brick Veneer	25 %		OthrFix:	Rating:														
Roof Struct: 6	- Saltbox			OTHER FEATURES				RESIDENTIAL GRID											
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Good	1st Res Grid Desc: Line 1 # Units 1													
Color: RED BRICK			A Kits:	Rating:	Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O		
View / Desir:			Frl: 1	Rating: Good	Other														
GENERAL INFORMATION				WSFlue:	Rating:	Upper													
Grade: C+ - Average (+)				CONDOS INFORMATION				Lvl 2											
Year Blt: 1981	Eff Yr Blt:			Location:					Lvl 1										
Alt LUC:	Alt %:			Total Units:					Lower										
Jurisdct:	Fact: .			Floor:					Totals	RMs: 7	BRs: 2	Baths: 1	HB: 1						
Const Mod:				% Own:					REMODELING				RES BREAKDOWN						
Lump Sum Adj:				Name:					Exterior:	No Unit	RMS	BRS	FL						
INTERIOR INFORMATION				Phys Cond: GD - Good	13. %	Interior:	1	7	2	M									
Avg Ht/FL: STD				Functional:	%	Additions:													
Prim Int Wal 1	- Drywall			Economic:	%	Kitchen:													
Sec Int Wall:	%			Special:	%	Baths:													
Partition: T	- Typical			Override:	%	Plumbing:													
Prim Floors: 3	- Hardwood			Total: 13.9 %		Electric:													
Sec Floors: 4	- Carpet			50 %		Heating:													
Bsmnt Flr: 12	- Concrete					General:													
Subfloor:						CALC SUMMARY				COMPARABLE SALES				SUB AREA					
Bsmnt Gar:						Basic \$ / SQ: 130.00	Rate	Parcel ID	Typ	Date	Sale Price			SUB AREA DETAIL					
Electric: 3	- Typical					Size Adj.: 1.35000002													
Insulation: 2	- Typical					Const Adj.: 1.01243615													
Int vs Ext: S						Adj \$ / SQ: 177.683													
Heat Fuel: 2	- Gas					Other Features: 83750													
Heat Type: 1	- Forced H/Air					Grade Factor: 1.10													
# Heat Sys: 1						NBHD Inf: 1.00000000													
% Heated: 100						NBHD Mod:													
Solar HW: NO	Central Vac: NO					LUC Factor: 1.00													
% Com Wal	% Sprinkled					Adj Total: 434582		Juris. Factor:		Before Depr:	195.45								
MOBILE HOME						Depreciation: 60407		Special Features: 0		Val/Su Net:	169.78								
						Depreciated Total: 374175		Final Total: 374200		Val/Su SzAd	269.60								
SPEC FEATURES/YARD ITEMS																			
PARCEL ID 070.0-0001-0006.0																			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
19	Patio	D	Y	1	16X24	A	GD	1981	3.23	T	22.8	101			1,000		1,000		
More: N	Total Yard Items:	1,000		Total Special Features:					Total:	1,000		IMAGE				AssessPro Patriot Properties, Inc			